

Regular Council Meeting
February 13, 2007

Mayor Marse called to order the regular scheduled meeting of February 13, 2007 at 7:00 pm.

Members Present: Mayor J.M. Marse, Council members Jean Arrant, Mike Helton, Earl King and Ray Jackson. Council member Charlie Simmons arrived at 7:15 pm. Also present: City Attorney Clayton Adkinson, City Planner Latilda Henninger and City Clerk Robin Haynes.

Councilman Helton gave the invocation and the Pledge of Allegiance was recited.

Councilman Jackson motioned to approve the minutes of the regular council meetings of January 9 and January 25, 2007, Councilman Helton seconded. There was no public or council discussion, the motion carried 4-0.

Ms. Henninger presented the following planning items:

Presented a list of annexation applications on file in the Highway 331 quadrant and requested direction of how to proceed. Council agreed for Ms. Henninger to bring it back before them in a month to give other property owners in the area time to submit applications.

Requested second reading of the Huff small scale amendment – changing parcel #19-1S-19-23000-007-0010 containing 17 acres more or less from County designation of Rural Village (RV) to the City's designation of Low Density Residential (LDR). Due to the Developer's Agreement not being ready as an exhibit to the ordinance, Councilman King motioned to continue the second reading to the regular council meeting of February 22, 2007, Councilwoman Arrant seconded. There was no public or council discussion, the motion carried 4-0.

Presented a request from Mr. Terry Habshey and Mr. Jerry Miller, representing Riverwalk, to approve a one year extension for Development Order 2006-11 for Riverwalk Phase I due to some financial restructuring. One of the conditions of the original development order required an easement through the property for the City of Freeport to extend their current sewer system expansion. Mayor Marse told the council that the easement had not been granted yet, therefore, he requested to table the request to the regular council meeting of February 22, 2007. Councilman Jackson motioned to table the request until the regular council meeting of February 22, 2007, Councilman King seconded. There was no public or council discussion, the motion carried 4-0.

Presented a request for the council to consider changing the easement requirements, on a case-by-case basis, for town-home and multi-family projects due to the issue of the outside living areas of these type projects being considered as common areas and owned and maintained by the homeowner's associations. Councilman Jackson motioned to allow multi-family projects the ability to grant general easements over common areas with sufficient allowances for the City utility employees to be able to access and maintain the system as needed, Councilman King seconded. There was no public or council discussion, the motion carried 5-0.

Mr. Brian Crumbaker representing the Hammock Bay Community Development District presented a request to hold second reading and adoption of an ordinance amending the boundary of the Development District. Attorney Adkinson informed council that the boundary change reduced the Development District from 993 acres to 779 acres. Councilwoman Arrant motioned to approve second reading and adoption of the proposed ordinance, Councilman Simmons seconded. There was no public or council discussion, the motion carried 5-0. Attorney Adkinson read the ordinance by title and ordinance #07-01 was adopted.

Attorney Adkinson also informed council that the litigation with L & R Contracting regarding the North Bay Water Expansion had been resolved in mediation.

Mr. Charles Peters presented the engineering report. He informed council that with the L & R litigation being resolved, that he had determined there was approximately \$40,000 left in Rural Development grant funds to be used. Mayor Marse told him that Clerk Robin Haynes had already requested to look into updating the water billing computers and meter reading equipment. Councilman Helton motioned for Clerk Haynes to purchase water billing computers and meter reading equipment with the Rural Development funds available, Councilman Jackson seconded. There was no public or council discussion, the motion carried 5-0.

Mr. Peters updated the council on the following items:

- Water tank #1 painting almost complete
- Bay Area sewer – the wet well was being set for the lift station
- Water maintenance building drawings had been completed and were proceeding to prepare to bid, try to have bids ready to present to council at the regular council meeting of March 22, 2007
- Notified council that \$3,000,000 grant from Northwest Florida Water Management District had been approved

Mr. Peters requested approval for engineering services agreement for the approved grant. Councilman Jackson motioned to approve the engineering services agreement for the Northwest Florida Water Management District grant, Councilman King seconded. There was no public or council discussion, the motion carried 5-0.

Old Business:

Dawn Moliterno and Rick Severance, representing the Center for Attainable Housing (formerly known as the Workforce Housing Resource Center), presented a request for \$18,750.00 for support of their facility. After discussion regarding the services offered by the Center and the possible moving of funds from other sources, Councilman Simmons motioned to approve half of the original request (\$9,375.00) and to consider budgeting for the full amount of the request during the next budget year, Councilman King seconded. There was no additional public or council discussion, the motion carried 5-0.

New Business:

Mr. Lyndon Clifton with Remax Coastal Properties presented a proposal to purchase the last well site in Choctaw Beach for \$4,000.00. Councilwoman Arrant motioned to approve the sale of the property for \$4,000.00 with no closing fees to the City and the buyer's title company to prepare the deed, Councilman Simmons seconded. There was no public or council discussion, the motion carried 5-0.

Clerk Haynes presented fee waiver requests from JobsPlus, American Legion, and Girl Scout Brownie Troop #539 to use the Community Center with no fees. Councilman Simmons motioned to approve the requests to use the Community Center with no fees, Councilman Jackson seconded. There was no public or council discussion, the motion carried 5-0.

Mayor Marse informed the council that employee Ricky Smith will be leaving in a couple months to go to school and requested approval to start advertising for a meter reading position. Councilman Simmons motioned to approve the advertising for a meter reader job position opening, Councilman King seconded. There was no public or council discussion, the motion carried 5-0.

Councilman Jackson motioned to pay all bills in order, Councilman Helton seconded. There was no public or council discussion, the motion carried 5-0.

Councilman Simmons informed the council that the Walton County Board of Commissioners had approved to start the bid process for the Freeport City Park. They also approved to start work on the Little League practice fields as soon as the lease was approved by the City.

With no other business, Councilman Helton motioned to adjourn at 8:10 p.m.

ATTEST:

APPROVED:

J.M. Marse, Mayor

Robin Haynes, City Clerk

Earl King, President of Council